

MINUTES OF REGULAR MEETING
DANIA BEACH CITY COMMISSION
TUESDAY, FEBRUARY 28, 2023 – 7:00 P.M.

1. Call to Order/Roll Call

Mayor Ryan called the meeting to order at 7:00 p.m.

Present:

Mayor:	A. J. Ryan IV
Vice-Mayor:	Lori Lewellen
Commissioners:	Joyce L. Davis
	Tamara James
	Marco A. Salvino, Sr.
City Manager:	Ana M. Garcia, ICMA-CM
City Attorney:	Eve Boutsis
Deputy City Clerk:	Erin McClendon

2. Moment of Silence and Pledge of Allegiance

Mayor Ryan called for a moment of silence followed by the Pledge of Allegiance to the United States Flag.

3. Presentations and Special Event Approvals

3.1 C.W. Thomas Park Conceptual Design PowerPoint Presentation by Bermello Ajamil & Partners

Director of Parks & Recreation Brown introduced Randy Hollingworth.

Randy Hollingworth of Bermello Ajamil & Partners, Inc. gave a PowerPoint presentation which is attached to and incorporated into these minutes.

Discussion ensued amongst the Commission and Developer as to what was presented today and what was discussed with the community.

Commissioner James made a motion to take this back to the community as today's presentation lacks the second floor of the community center with an indoor walking track and a turf field. The motion was seconded by Commissioner Davis and the motion carried 3-2 with the vote as follows:

Commissioner James: Yes

Commissioner Davis: Yes

Commissioner Salvino: No
Vice Mayor Lewellen: No
Mayor Ryan: Yes

3.2 City Investment Portfolio update by Chief Financial Officer Frank DiPaolo and Public Trust Advisors

Chief Financial Officer DiPaolo thanked the Commission for allowing him to speak about the City's investment policy and introduced Public Trust Advisors.

John Grady, Managing Director of Public Trust Advisors, gave a PowerPoint presentation which is attached to and incorporated into these minutes.

Mayor Ryan said so you are saying we are in a good position and John Grady replied he would say that we are.

3.3 City Manager Presentation

City Manager Garcia recognized City Clerk Schneider for his time with the City of Dania Beach and congratulated him on his retirement. She presented Mr. Schneider with a gift from staff and the Commission. Mayor Ryan read a proclamation in his honor naming February 28, 2023, Thomas "Tom" Schneider Day in the City of Dania Beach.

3.4 Special Event request from the Community Redevelopment Agency for the "Dania Beach 2023 Arts and Seafood Celebration", to be held on April 1-2, 2023, at Frost Park from 11:00 a.m. - 8:00 p.m. on Saturday and from 11:00 a.m. - 6:00 p.m. on Sunday. The applicant is requesting BSO Police and Fire Services, and road closure of Fronton Boulevard from N.E. 2nd Street to N.E. 1st Street. (*Parks & Recreation*)

Vice-Mayor Lewellen motioned to approve the Special Event request for the Dania Beach 2023 Arts and Seafood Celebration, including BSO services and road closure. The motion was seconded by Commissioner James which carried unanimously on voice vote.

4. Proclamations

4.1 Black History Month - Commissioner Davis

Commissioner Davis read the proclamation into the record.

5. Citizen Comments

No comments.

6. Public Safety Reports

Captain Daniel Marks, BSO Chief of Police, reported on recent criminal activity in the City. He mentioned that at the last meeting, he spoke about speeding and traffic complaints on Southeast 5th Avenue. He said they conducted 30 hours of patrols and operations in the area, and he reviewed some of the results of the study. He said he has provided the printouts to City Manager Garcia, and they have gone over the results. The Neighborhood Support Team participated in an event with the United Way for youth, they held team building exercises and a round table discussion with them. They also conducted a law enforcement safety presentation to thirty-six preschoolers; they learned about police work and how to be safe if ever away from their parents.

Captain Sergio Pellecer, BSO District Fire Chief, gave updates on his department including call volumes and thanked the city team for helping to secure additional staff to make the city safer. The official start date for new staff is April 8, 2023. He said he will be reaching out to Maxine to schedule a push-in ceremony for the new fire-rescue truck, as well as meeting the new crews coming to Dania Beach and a fire station tour. He would like to recognize Captain Richard Young and Jordan Elrod for assisting with the efforts with Hurricane Ian on the East Coast of Florida.

Commissioner Salvino asked what happens when the calls come in and there is nothing to respond with, are you still interlocal with Hollywood. Chief Pellecer responded that we used to have an automatic aid agreement with them, that ended about 6-7 years ago. However, we now have closest unit response, which is the same thing.

7. Consent Agenda

Commissioner James motioned to adopt the consent agenda. The motion was seconded by Commissioner Salvino which carried unanimously on voice vote.

- 7.1 Minutes:
 - Approve Minutes of January 24, 2023 City Commission Meeting
 - Approve Minutes of January 31, 2023 City Commission Workshop - Advertising & Marketing
- 7.2 Travel Requests: None
- 7.3 RESOLUTION #2023-016

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, URGING THE FLORIDA DEPARTMENT OF EDUCATION TO REVERSE ITS REJECTION OF AN ADVANCED PLACEMENT COURSE COVERING AFRICAN AMERICAN STUDIES IN STATE HIGH SCHOOLS; OPPOSING THE DEPARTMENT OF EDUCATION'S POSITION THAT THE ADVANCED PLACEMENT COURSE COVERING AFRICAN AMERICAN STUDIES WILL INDOCTRINATE STUDENTS TO A POLITICAL AGENDA; SUPPORTING THE NEED FOR ADVANCED PLACEMENT COURSES ON AFRICAN AMERICAN STUDIES; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. *(Commissioner Davis)*

Approved under consent agenda.

7.4 RESOLUTION #2023-017

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, URGING THE HONORABLE MERRICK GARLAND, THE UNITED STATES ATTORNEY GENERAL, AND THE HONORABLE PETE BUTTIGIEG, THE UNITED STATES SECRETARY OF TRANSPORTATION, TO SUPPORT JETBLUE'S ACQUISITION OF SPIRIT AIRLINES; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. *(City Attorney)*

Approved under consent agenda.

7.5 RESOLUTION #2023-018

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING EXECUTION BY THE PROPER CITY OFFICIALS OF THE 2023 AMENDMENT TO AN INTERLOCAL AGREEMENT EXISTING BETWEEN BROWARD COUNTY, FLORIDA AND THE CITY OF DANIA BEACH, FLORIDA; A COPY OF WHICH INTERLOCAL IS ATTACHED AND INCORPORATED BY REFERENCE AS EXHIBIT "A", WHICH AGREEMENT PROVIDES FOR THE DIVISION AND DISTRIBUTION OF THE PROCEEDS FROM THE BROWARD COUNTY ADDITIONAL THREE (3) CENT LOCAL OPTION GAS TAX ON MOTOR FUEL ORDINANCE TO THE PARTICIPATING MUNICIPALITIES; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. *(Finance)*

Approved under consent agenda.

7.6 RESOLUTION #2023-019

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING THE EXECUTION BY THE PROPER CITY OFFICIALS OF THE 2023 AMENDMENT TO AN INTERLOCAL AGREEMENT EXISTING BETWEEN BROWARD COUNTY, FLORIDA AND THE CITY OF DANIA BEACH, FLORIDA, A COPY OF WHICH AGREEMENT IS ATTACHED AND INCORPORATED BY REFERENCE AS EXHIBIT "A"; PROVIDING FOR DIVISION AND DISTRIBUTION OF THE PROCEEDS FROM THE BROWARD COUNTY ADDITIONAL FIVE (5) CENT LOCAL OPTION GAS TAX ON MOTOR FUEL FOR TRANSIT; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. *(Finance)*

Approved under consent agenda.

7.7 RESOLUTION #2023-020

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE PROPER CITY OFFICIALS TO EXECUTE A MEMORANDUM OF UNDERSTANDING WITH BROWARD COUNTY AND THE OTHER PARTICIPATING AGENCIES FOR THE 2022 AWARD FROM THE DEPARTMENT OF JUSTICE EDWARD BYRNE MEMORIAL JUSTICE ASSISTANCE GRANT (15PBJA-21-GG-02086-JAGX); AUTHORIZING THE EXECUTION OF A SUBGRANT AGREEMENT WITH BROWARD COUNTY FOR THE DISTRIBUTION OF THE GRANT; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. *(Public Services)*

Approved under consent agenda.

7.8 RESOLUTION #2023-021

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE PROPER CITY OFFICIALS TO EXECUTE A MEMORANDUM OF UNDERSTANDING WITH BROWARD COUNTY AND THE OTHER PARTICIPATING AGENCIES FOR THE 2022 AWARD FROM THE DEPARTMENT OF JUSTICE EDWARD BYRNE MEMORIAL JUSTICE ASSISTANCE GRANT (15PBJA-22-GG-02086-JAGX); AUTHORIZING THE EXECUTION OF A SUBGRANT AGREEMENT WITH BROWARD COUNTY FOR THE DISTRIBUTION OF THE GRANT; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. *(Public Services)*

Approved under consent agenda.

7.9 ORDINANCE #2023-003

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING AN INTERLOCAL SERVICE BOUNDARY AGREEMENT WITH THE CITY OF HOLLYWOOD AND BROWARD COUNTY FOR THE CONTRACTION OF CERTAIN LANDS LOCATED WITHIN THE JURISDICTIONAL LIMITS OF THE CITY OF HOLLYWOOD AND THE ANNEXATION OF THE LAND BY THE CITY OF DANIA BEACH, PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. **(FIRST READING)** *(City Attorney)*

Approved under consent agenda.

7.10 ORDINANCE #2023-004

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AMENDING CHAPTER 2, ENTITLED "ADMINISTRATION", ARTICLE III, ENTITLED "SUPPLEMENTAL CODE ENFORCEMENT PROCEDURES; CODE ENFORCEMENT CITATION PROGRAM", AT SECTION 2-58, ENTITLED "SCHEDULE OF CODE ENFORCEMENT FINES/CIVIL PENALTIES" TO CLARIFY THE FEE SCHEDULE; PROVIDING FOR CODIFICATION, PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND FURTHER, PROVIDING FOR AN EFFECTIVE DATE. **(FIRST READING)** *(Community Development)*

Approved under consent agenda.

8. Bids and Requests for Proposals

There were no bids or requests for proposals on the agenda.

9. Public Hearings

9.1 ORDINANCE #2023-005

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AMENDING CHAPTER 16, ENTITLED "VACATION RENTALS", SECTION 16-2, ENTITLED "VACATION RENTALS", OF THE CITY CODE OF ORDINANCES, TO REQUIRE ADDITIONAL INFORMATION BE INCLUDED ON THE MANDATORY POSTING OF EACH VACATION RENTAL LOCATION; PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. **(FIRST READING)** *(Community Development)*

City Attorney Boutsis read the title of the ordinance.

Assistant Director of Community Development Corinne Lajoie gave an overview of the text amendment.

Mayor Ryan opened the public hearing. Seeing as there was no one to speak in favor or opposition, he closed the public hearing.

Commissioner Salvino motioned to adopt Ordinance #2023-005, on first reading; seconded by Commissioner James. The motion carried unanimously.

9.2 RESOLUTION #2023-022

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING THE SEAVIEW AT DANIA BEACH PLAT (PL-002-23), SUBMITTED BY DANIA BEACH RENTALS, LLC, FOR PROPERTY LOCATED AT 601 EAST DANIA BEACH BOULEVARD IN THE CITY OF DANIA BEACH, FLORIDA, AS LEGALLY DESCRIBED IN EXHIBIT "A", A COPY OF WHICH IS ATTACHED TO THIS RESOLUTION; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. *(Community Development)*

City Attorney Boutsis read the title of the resolution and advised that the item was a quasi-judicial hearing and swore-in those who would speak. She asked the Commission to disclose any communication they had on this matter.

Assistant Director of Community Development Corinne Lajoie gave an overview of the plat request for Seaview.

Mayor Ryan opened the public hearing. Seeing as there was no one to speak in favor or opposition, he closed the public hearing.

Commissioner James motioned to adopt Resolution #2023-022. The motion was seconded by Commissioner Salvino which carried unanimously on voice vote.

9.3 RESOLUTION #2023-023

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING THE SITE PLAN (SP-068-23) AND VARIANCES (VA-005-23, VA-006-23, VA-007-23, VA-008-23, VA-009-23, VA-010-23, VA-011-23 VA-012-23) FOR PROPERTY OWNER CITY OF DANIA BEACH, AND PROPOSED OCCUPANT, LUCKY FISH II, LLC, A FLORIDA LIMITED LIABILITY COMPANY, FOR PROPERTY LOCATED AT 65 N. BEACH ROAD, IN THE CITY OF DANIA BEACH, FLORIDA, AS LEGALLY DESCRIBED IN EXHIBIT "A", A COPY OF WHICH IS ATTACHED AND INCORPORATED BY REFERENCE INTO THIS RESOLUTION; PROVIDING FOR CONDITIONS; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. *(Community Development)*

City Attorney Boutsis read the title of the resolution and advised the item was a quasi-judicial hearing and swore-in those who would speak. She asked the Commission to disclose any communication they had on this matter.

Assistant Director of Community Development Corinne Lajoie gave a presentation on the site plan and variances requests for Lucky Fish.

City Attorney Boutsis said she received two emails from the community, which she believes are from the Renaissance, that she forwarded to Mr. Moutos. Previously, the City of Hollywood also received some comments, and she addressed the comments with the residents.

Commissioner Davis stated she received an email but can remain impartial.

Chris Moutos of LM Restaurants, representing the applicant, said they are excited to come into the community. They received communication from the residents next door to the property and he has sent them correspondence in return.

Commissioner James asked to see where the loading zone is. Mr. Moutos showed a site plan showing the loading zone and explained it is inside the property. It will only be blocking 50% of the driveway someone will still be able to drive through.

Commissioner James asked about the vehicular buffer and Mr. Moutos explained where the buffer is located.

Commissioner James asked City Attorney Boutsis about the noise ordinance. City Attorney Boutsis responded, yes, it is written into the contract for 10:00 p.m. unless they have a special event permit, which is allowed six times per year.

Mr. Moutos said they have reviewed all conditions of approval and they have no issues.

City Attorney Boutsis noted that they did talk about getting an acoustic engineer to do some studies to make sure that it gives the most protection to the community and that is in the lease agreement as well. Mr. Moutos responded that they will do everything they can to mitigate the sound.

Mayor Ryan opened the floor to public comments.

Eric Ram, 6051 N. Ocean Drive, Hollywood, said they are grateful for the decibel requirements, sound engineering, placement of facility, but sometimes things do not always turn out the way they are on paper. He would like to set up a good neighbor meeting structure, to test to ensure the noise is not affecting the residents in a detrimental way.

Fredo Lowenhaar, 6051 N. Ocean Drive, Apt. 1604, said that he just recently bought this unit, and he is disappointed to see an open bar with live music and hopes they will cooperate.

Commissioner James said she does not like the ordinance and thinks that 10:00 p.m. is too early to have the music cut off. She thinks it is unfair to Lucky Fish and it was put in to appease the residents to the south. She does not want to hinder any success of the business.

City Attorney Boutsis said the 10:00 p.m. time is in the lease, but it does provide that the City Commission could approve a later time. If it is successful and there are no problems, the Commission can come back and change the time. She commented that she received information that across the street from the Renaissance is another restaurant with an open bar and live music, Tiki Tiki. Mayor Ryan also noted that the Renaissance has hurricane proof windows and doors.

Vice Mayor Lewellen said this is something that comes up with every coastal community. She stated that 10:00 p.m. is not late and she appreciates their concern, but it is something that happens around the coast of Florida. Our residents have come to us and said this is what they want, and this is the type of venue they want. The developers and owners have tried to make as many people happy as they can, and they have been very reasonable.

City Attorney Boutsis pointed out that Andria Wingett from the City of Hollywood Planning Division is here. She was present for the interlocal agreement but stayed because of community concerns.

Commissioner Salvino addressed Mr. Lowenhaar and noted that he had just purchased this property. This project has been going on for a few years and whoever sold you the property should have explained this to them.

Mayor Ryan said that the City wants to maintain a healthy relationship with the City of Hollywood and our residents want this.

Commissioner James motioned to adopt the resolution. The motion was seconded by Vice Mayor Lewellen which carried unanimously on voice vote.

10. Discussion and Possible Action

There were no discussion and possible action items on the agenda.

11. Commission Comments

11.1 Commissioner Davis

Commissioner Davis spoke about attending an event for the Broward League of Cities and being a guest speaker at Olsen Middle school for Fireside Chat for Black History month. She commends Principal Harris for providing the children with leadership opportunities. She and Bobby Grace were recognized at the Ebenezer SDA Church. She attended the Lighthouse 4Students events and stopped by the GMZ AME Church for their 114th Anniversary.

She reiterates that the residents have waited for Lucky Fish for a long time, and she wants to ensure that the City continues their great relationship with the City of Hollywood. She noted that she has spoken to Mayor Levy and Caryl Shuham of the City of Hollywood, and she would like to create a walking club and a 5k path from the pier to North Beach Park. She is asking for permission to continue talks with the City of Hollywood regarding a 5k path from our City to theirs. There was no opposition to her continuing conversations with the City of Hollywood.

She and City Manager Garcia had a meeting with Dania Pointe regarding advertising and branding and they have furthered their relationship and expanded the Ignite project. They plan to continue those meetings to strengthen the City's partnership with Dania Pointe.

She questioned City Attorney Boutsis about the use of contingency funds as she has some confusion and would like clarification. Chief Financial Officer, DiPaolo responded that they have a policy about grants and donations, and it speaks a little bit about the use of contingency funds and how it has to be agreed upon by the Commission.

11.2 Commissioner James

Commissioner James sent her condolences to Jessica Lizana on the passing of her mother Rose, who runs the Dania Beach Press. She also sent her condolences to the family of Christopher Priester on his sudden passing.

She too was invited to the Fireside Chat at Olsen Middle School. She enjoyed the IT'SUGAR grand opening at Dania Pointe. She is looking forward to community input and a community meeting for C.W. Thomas Park and looks forward to the development of Lucky Fish. She thinks

there are opportunities to reach out to corporate sponsors to see if they would like to sponsor parts of the City's facilities.

11.3 Commissioner Salvino

Commissioner Salvino reiterated what the others have mentioned as he also attended some of the events. He noted that he does not have much else to add as he was on vacation.

11.4 Vice-Mayor Lewellen

Vice Mayor Lewellen said the grand opening of IT'SUGAR was a lot of fun and the candy is delicious. She gave her condolences to the Lizana family and said Rose will be missed as she did a lot for the community in the past and continued the legacy with her daughter still running the paper.

11.5 Mayor Ryan

Mayor Ryan spoke on Mount Zion's 114th Year Anniversary. Pastor Brown and a lot of other leaders in the community were in attendance. It was a wonderful service and to see the connectivity and the congruity of the multiple churches coming together was very touching and moving. It is impressive to have had a church in the City for 114 years.

He gave his deepest condolences to the Lizana family. She is a true Danian, a great woman, she kept the paper alive, and it will continue to go strong in her memory.

12. Appointments

12.1 Education Advisory Board

Vice Mayor Lewellen deferred her appointment to a later date.

12.2 General Employees Pension Board

The Commission appointed Luis Rimoli for a term expiring March 22, 2025.

12.3 Police and Fire Pension Board

The Commission appointed David Nuby, Jr., Rae Lair (f/k/a/Sandler), Dean Harley and Patricia Fuccile for terms expiring in March 2027.

Commissioner James motioned to approve the appointments. The motion was seconded by Vice Mayor Lewellen which carried unanimously on voice vote.

13. Administrative Reports

13.1 City Manager

City Manager Garcia extends her condolences to the Lizana family.

City Manager Garcia said the goal with developers is to ensure an ongoing relationship regarding the different types of housing the City can bring to the community. She has been discussing with the Mayor, activating rooftops, and having those conversations with the developers on how to grow the City's footprint of public parks and green spaces. The City has just received a \$150,000.00 check donated from the City Place team to expand the green space in the surface parking lot at City Hall.

City Manager Garcia met with Bill Harris and the Dania Beach Casino Team. They will be working together to bring a May special event to the City. Their team shared lists that they use for Rock the Block to assist the City with Dania After Dark. She met with Dania Pointe, and they will be working to put together a 12-month calendar so that duplicate events are not created.

The City is also exploring two new key positions and seek the Commissions support for a Special Events Manager and a Communications/Marketing Director. These two positions are vital as the City grows and continues to prioritize bigger and better events, and marketing and promoting the City.

Today she had a successful meeting with Lobbyist Ron Book, Kelly Mallette and the General Managers and owners of TNT. TNT is going in another direction, and they want to work with the City to find a new location here in Dania Beach. They are looking for a facility with at least 20,000 square feet.

City Manager Garcia noted that she met with key members of the JetBlue team as the City continues to partner with a goal to support the merger with JetBlue and Spirit. They are committed to staying here in Dania Beach. This would be huge for the City and could add approximately 1,000 new jobs. The City will be sending a letter drafted by the City Attorney to the Federal Government in support of the merger.

On March 6th, CIP and Grants Administrator Donnelly will represent the City at the appropriations workshop at Nova Southeastern University as the City continues to seize every opportunity for Federal Funds.

13.2 City Attorney

a) Charter Review Board discussion

City Attorney Boutsis noted that the Charter requires a Charter Review Board be appointed by the Commission and convened at least every eight years. The last board was convened in 2015 and it is time to do so again. She will bring a resolution to the next Commission meeting, but she would like the Commission to think about who they wish to appoint.

Discussion ensued amongst the commission and staff regarding the number of members to be appointed.

The Commission agreed to seven members and three alternates. Each commission member shall appoint one board member, there will be two “at large” commission appointees and three “at large” alternates.

Commissioner James asked what the guidelines would be and City Attorney Boutsis responded that the guidelines such as the boards creation and presentation by the board can be included into the resolution.

b) Negotiations with FDOT and FAU

City Attorney Boutsis gave an update on using the existing FAU parking lot on the weekends for City employees and employees of Quarterdeck and Lucky Fish. They are looking at a 1-year contract for weekends only. They will be presenting their proposal to the City.

Commissioner Salvino stated that there will be a construction site down there as well and asked where the construction workers will park.

City Manager Garcia commented that in addition to their conversation with FAU, the City also had a successful meeting with the Dania Beach Casino as a future site and everyone is onboard to facilitate parking for us.

Commissioner Salvino hopes that there will be a parking garage by the time that Lucky Fish is completed.

Mayor Ryan commented that the agreement is for the next year and he does not believe that Lucky Fish will be completed by then.

Commissioner James said she did have the same conversation with City Manager Garcia about utilizing the casino for parking. The City needs to be ahead of the curve and have those conversations and plans in place in case the City needs to utilize them. City Manager Garcia responded that they are looking at about one hundred spaces.

Mayor Ryan asked Commissioner James if she is suggesting we get the architectural plans started and Commissioner James responded that she was not thinking of architectural plans necessarily, however, the City has enough time to think about it and get creative. She suggested the possibility of using a shuttle bus.

City Manager Garcia said she believes the key is to align the City’s transit and include that as part of the route to the beach.

Deputy City Manager Sosa-Cruz commented on the construction workers for Lucky Fish and stated that they have to take care of the situation and are aware that they need to shuttle their workers. The FAU parking lot is the first plan and then the Ocean Park Complex. There are 20-

30 spaces available at Ocean Park. Broward County is willing to discuss additional fundings for micro transit. Staff is looking at all options, even the City's parking garage.

Vice Mayor Lewellen said she was going to suggest the City's parking garage, but there is also Frost Park and I.T. Parker. She is glad to see everyone working well together.

Deputy City Manager Sosa Cruz said that staff is looking at 5 options.

c) Use of City logo for City Place groundbreaking

City Attorney Boutsis addressed the request made by Landmark Companies to use the city logo for the City Place groundbreaking and screening around the project.

The Commission approved the use of the City logo for the City Place groundbreaking. Permission to go to Community Development.

d) Use of City logo on Dania Beach Lions Club pin for members

City Attorney Boutsis explained that the Lions Club clarified the request, which is to use the shape of the City's wayfinding signs and not the use of the City logo. She does not think it is something that needs approval.

The Commission approved the use of the shape of the City's wayfinding signs for the Dania Beach Lions Club pin for members.

13.3 City Clerk - Reminders

Tuesday, March 7, 2023 - 5:00 p.m.
Tuesday, March 14, 2023 - 5:00 p.m.
Tuesday, March 14, 2023 - 7:00 p.m.
Thursday, March 16, 2023 - 5:00 p.m.
& Marketing Follow-up

Commission Workshop - City Attorney
CRA Board Meeting
City Commission Meeting
City Commission Workshop - Advertising

14. Adjournment

Mayor Ryan adjourned the meeting at 9:44 p.m.

ATTEST:



ERIN McCLEENDON
DEPUTY CITY CLERK



CITY OF DANIA BEACH



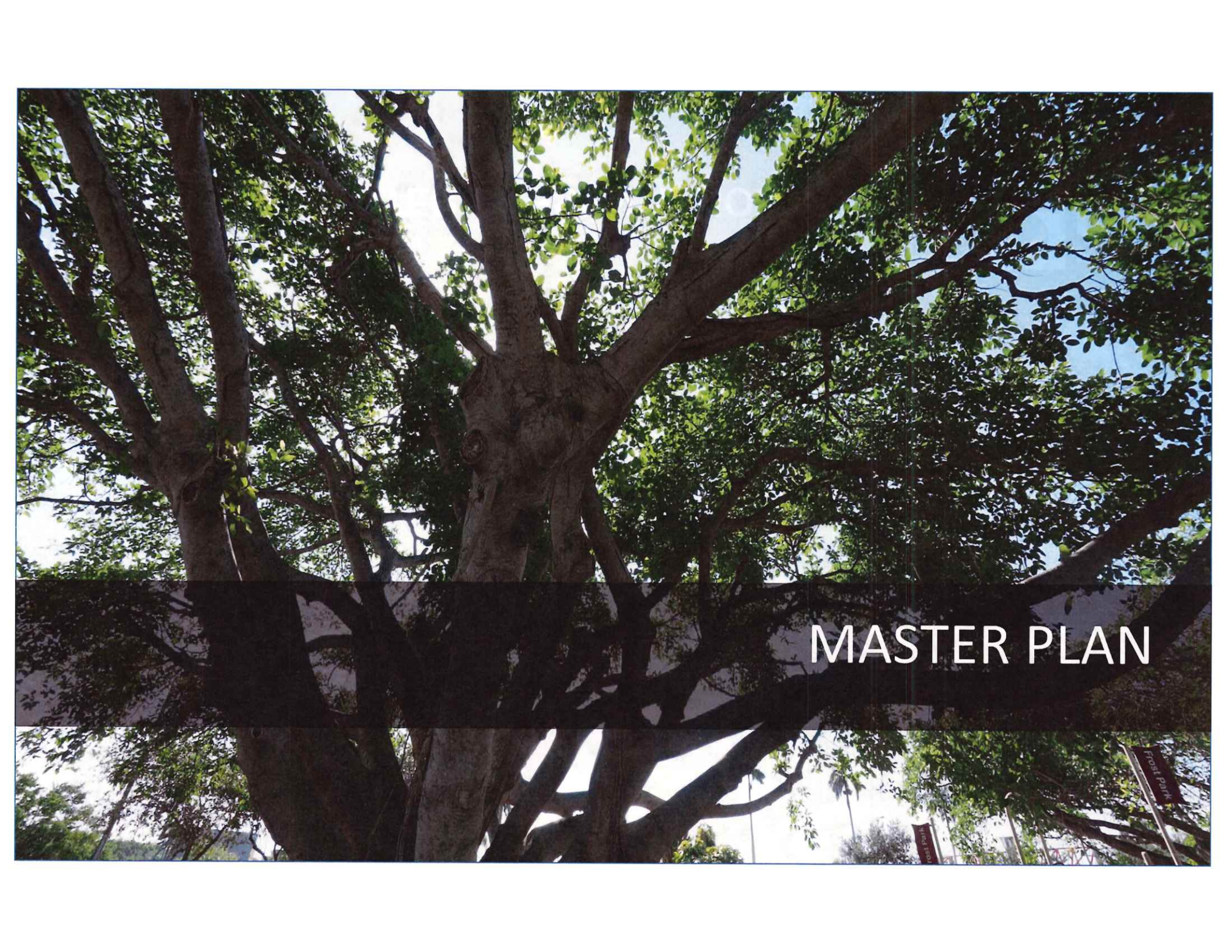
ARCHIBALD J. RYAN IV
MAYOR

City of Dania Beach C.W. THOMAS PARK

MASTER PLAN & COMMUNITY CENTER PRESENTATION

February 28, 2023





MASTER PLAN

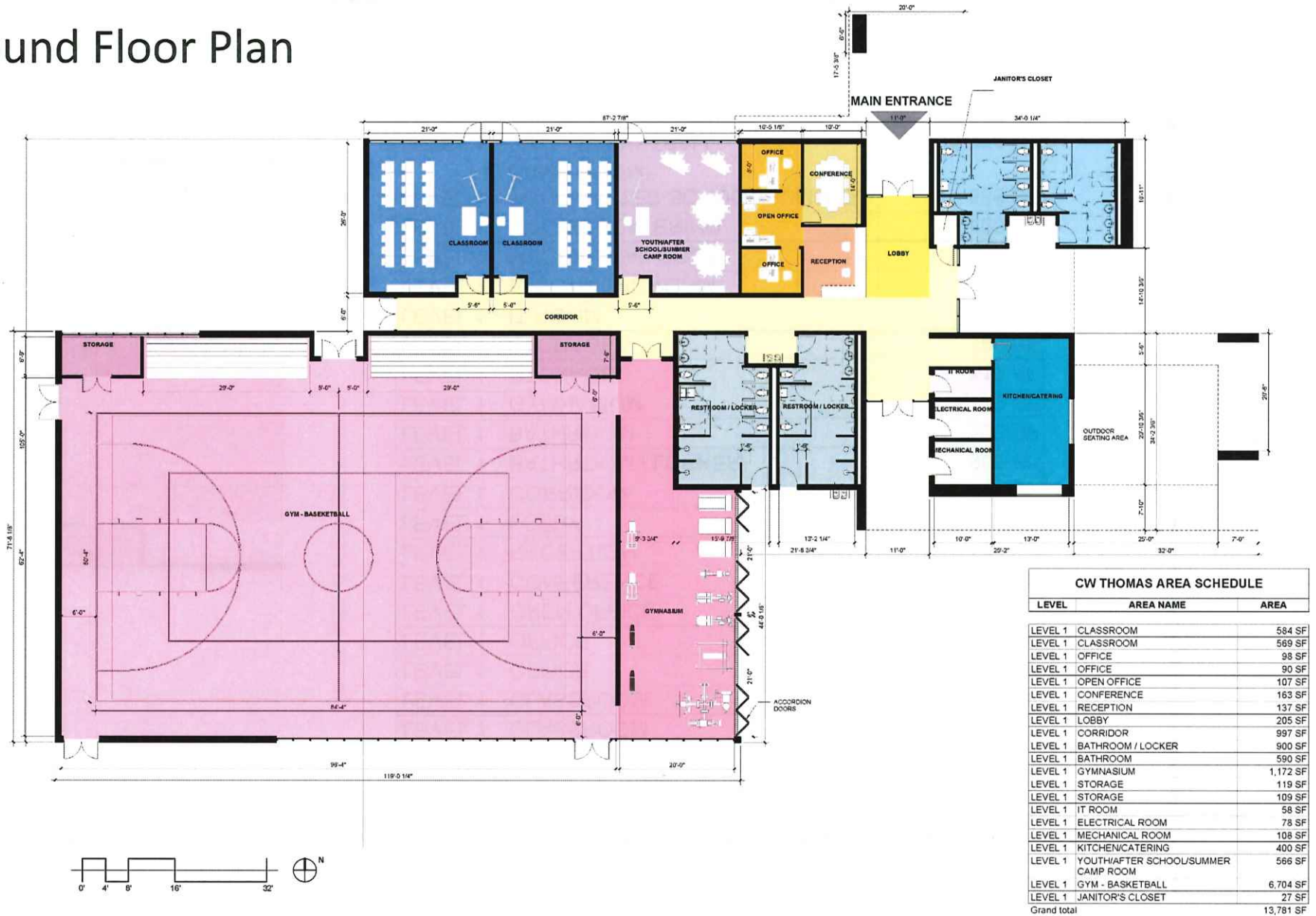
Site plan



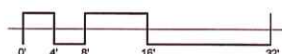
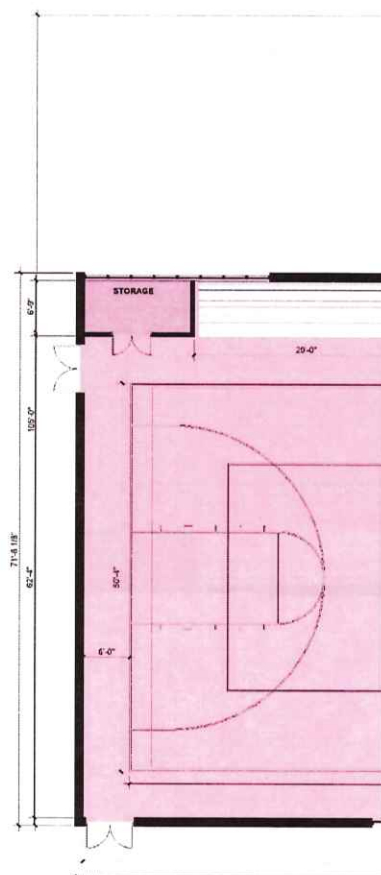


THE COMMUNITY CENTER

Ground Floor Plan



Ground Floor Plan Program



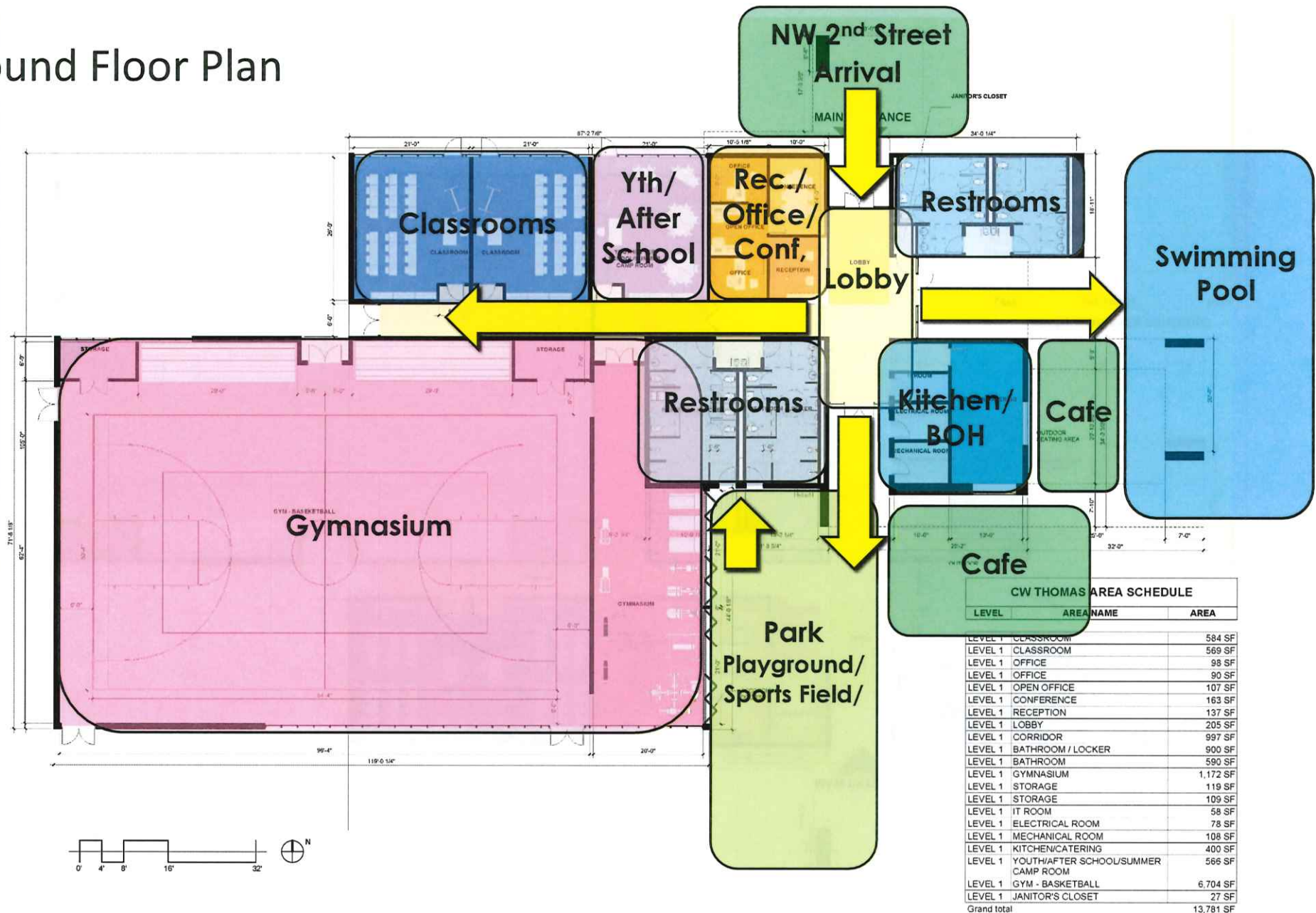
CW THOMAS AREA SCHEDULE		
LEVEL	AREA NAME	AREA
LEVEL 1	CLASSROOM	584 SF
LEVEL 1	CLASSROOM	569 SF
LEVEL 1	OFFICE	98 SF
LEVEL 1	OFFICE	90 SF
LEVEL 1	OPEN OFFICE	107 SF
LEVEL 1	CONFERENCE	163 SF
LEVEL 1	RECEPTION	137 SF
LEVEL 1	LOBBY	205 SF
LEVEL 1	CORRIDOR	997 SF
LEVEL 1	BATHROOM / LOCKER	900 SF
LEVEL 1	BATHROOM	590 SF
LEVEL 1	GYMNASIUM	1,172 SF
LEVEL 1	STORAGE	119 SF
LEVEL 1	STORAGE	109 SF
LEVEL 1	IT ROOM	58 SF
LEVEL 1	ELECTRICAL ROOM	78 SF
LEVEL 1	MECHANICAL ROOM	108 SF
LEVEL 1	KITCHEN/CATERING	400 SF
LEVEL 1	YOUTH/AFTER SCHOOL/SUMMER CAMP ROOM	566 SF
LEVEL 1	GYM - BASKETBALL	6,704 SF
LEVEL 1	JANITOR'S CLOSET	27 SF
Grand total		13,781 SF



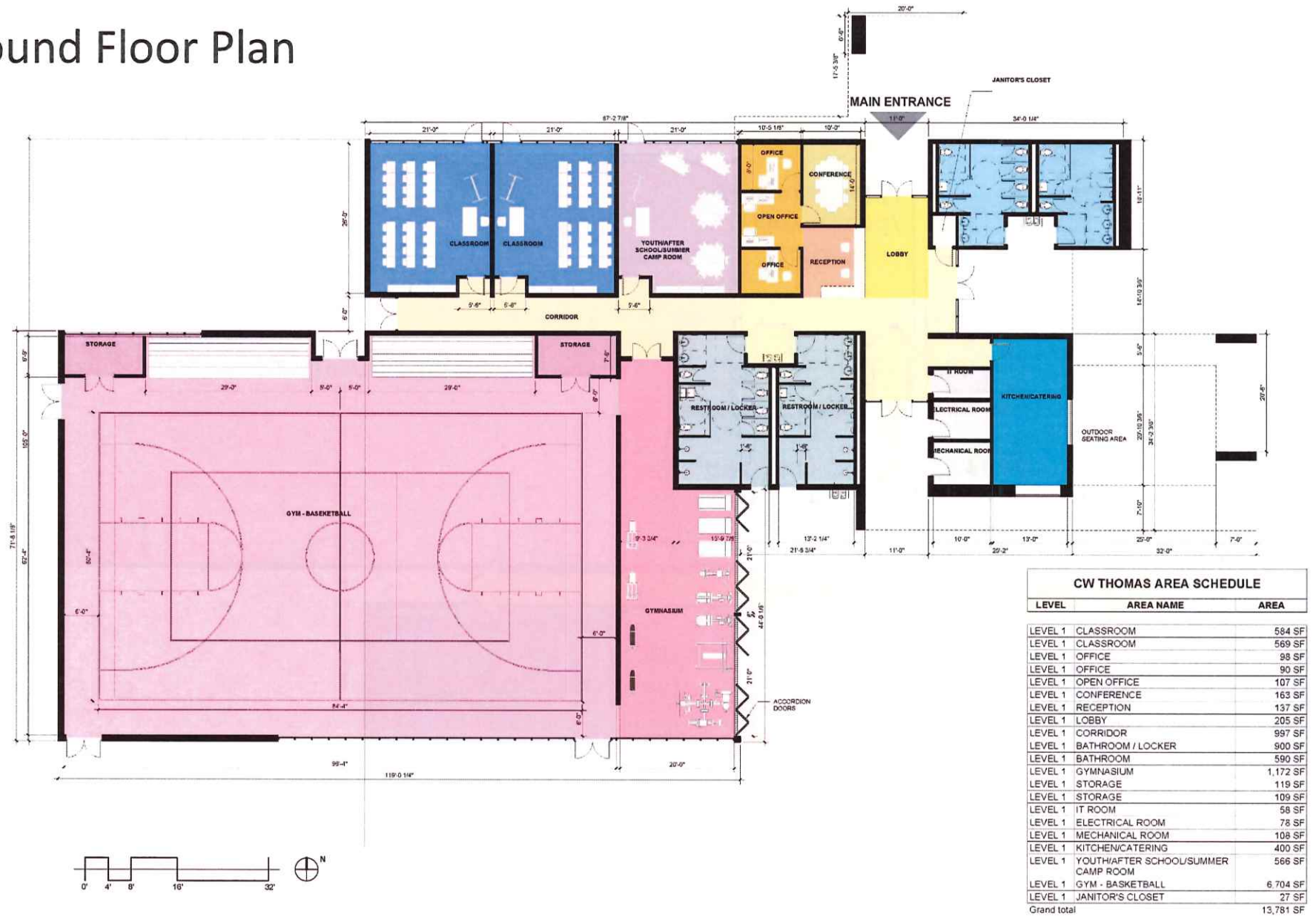
SCHEDULE	
AREA	
584 SF	
569 SF	
98 SF	
90 SF	
107 SF	
163 SF	
137 SF	
205 SF	
997 SF	
900 SF	
590 SF	
1,172 SF	
119 SF	
109 SF	
58 SF	
78 SF	
108 SF	
400 SF	
566 SF	
6,704 SF	
27 SF	
13,781 SF	

13,781 sf

Ground Floor Plan



Ground Floor Plan



Aerial View from NE

Football Field

Playground

Pool

NW 2nd Street



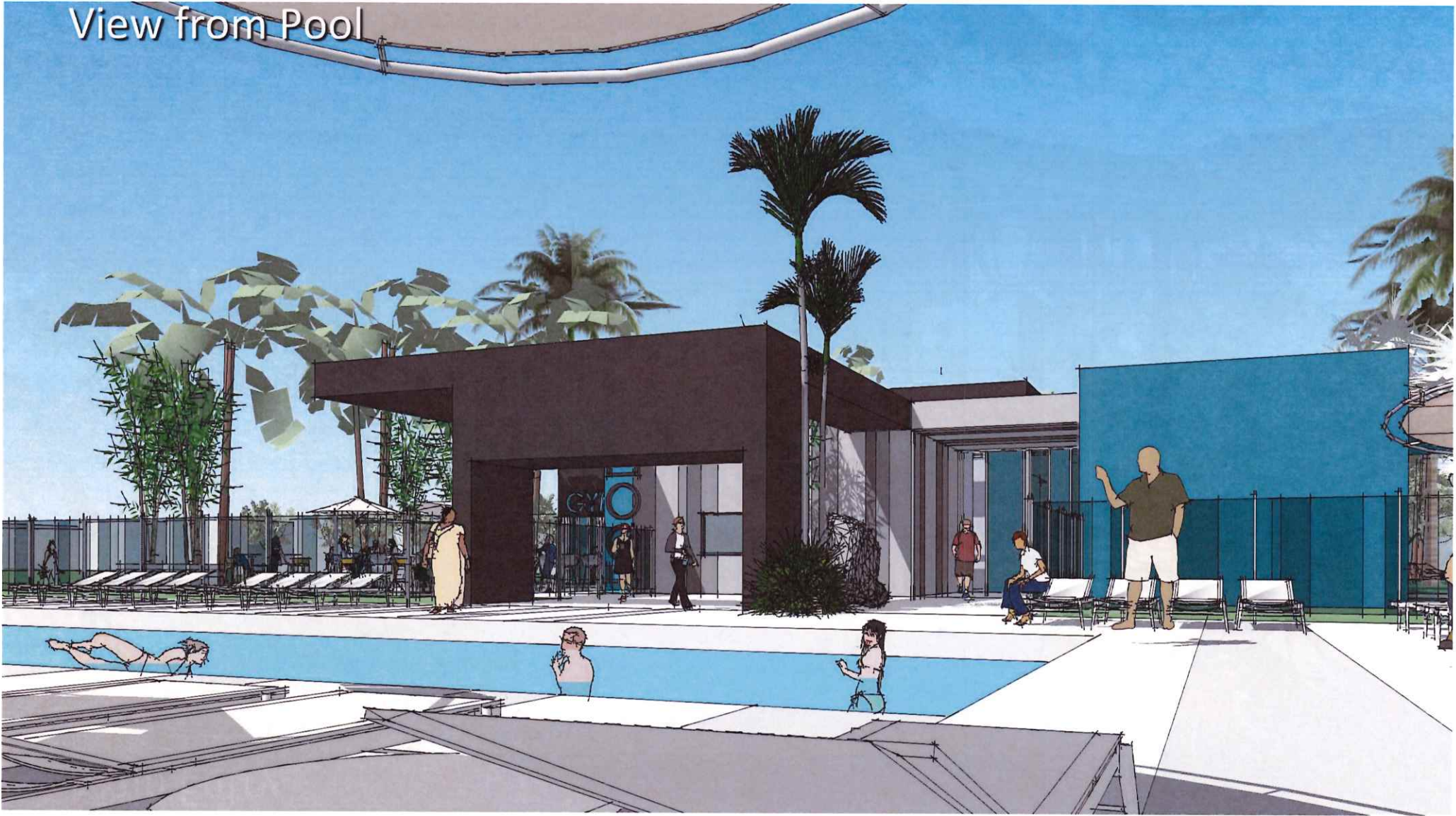
Building Aerial View



Main Entry



View from Pool



Outdoor Cafe



Front Street View



View from North



SW Street View



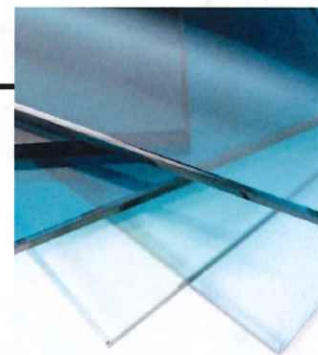
Material Palette



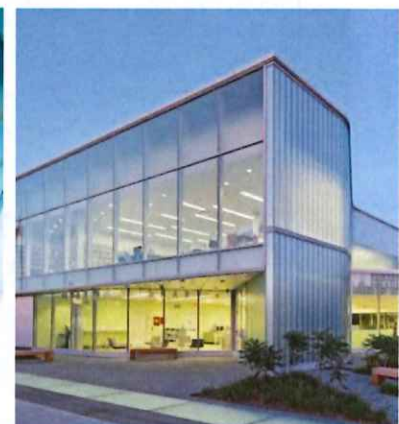
PAINTED STUCCO



PAINTED STUCCO WITH REVEAL



STOREFRONT



Material Palette

Elevations



NORTH ELEVATION



SOUTH ELEVATION

Elevations



EAST ELEVATION



WEST ELEVATION

Site Plan





Post Park

#3.2

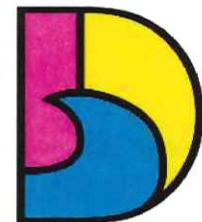


Economic Update and Investment Strategy Review

Rod Bettini, Director

John Grady, Managing Director

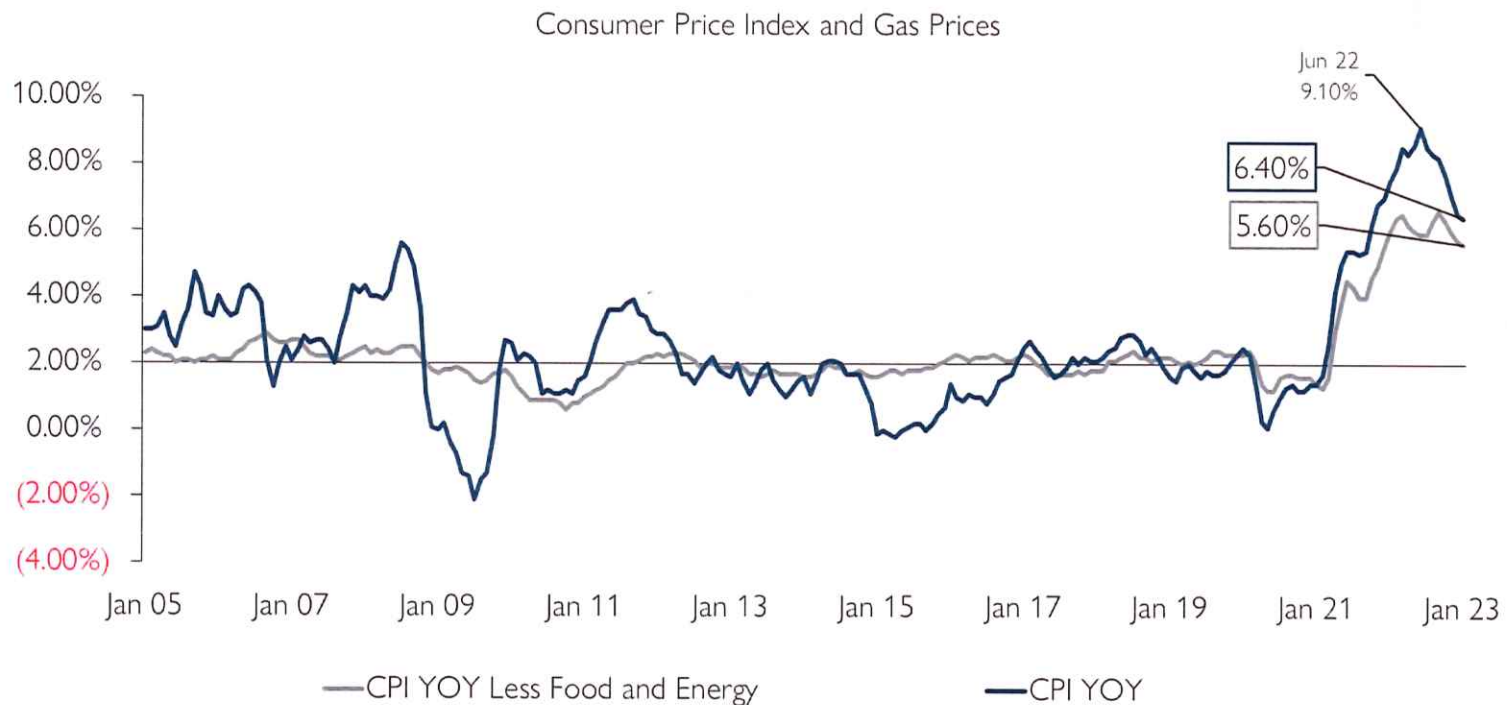
February 28, 2023



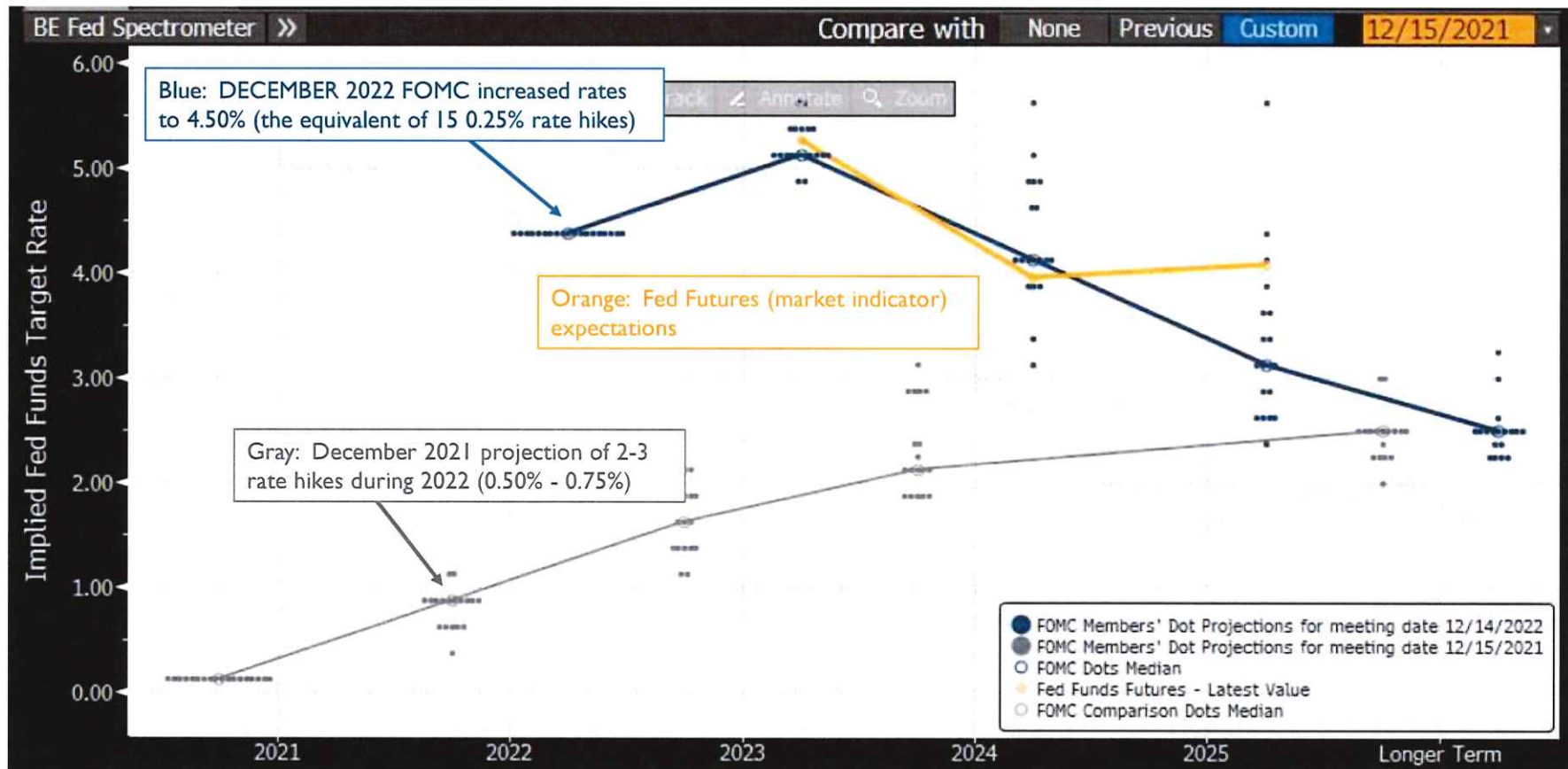
DANIA BEACH
SEA IT. LIVE IT. LOVE IT.

Inflation - CPI

- The year over year Consumer Price Index declined in January, although modestly, to 6.4%. This exceeded the expected rate of 6.2%, suggesting the economy is “not out of the woods” from an inflationary perspective. The Core index (Less Food and Energy) reading of 5.6% was also 0.1% lower than the previous month. Core and overall inflation continues to remain significantly higher than the FOMC target rate of 2.0%.

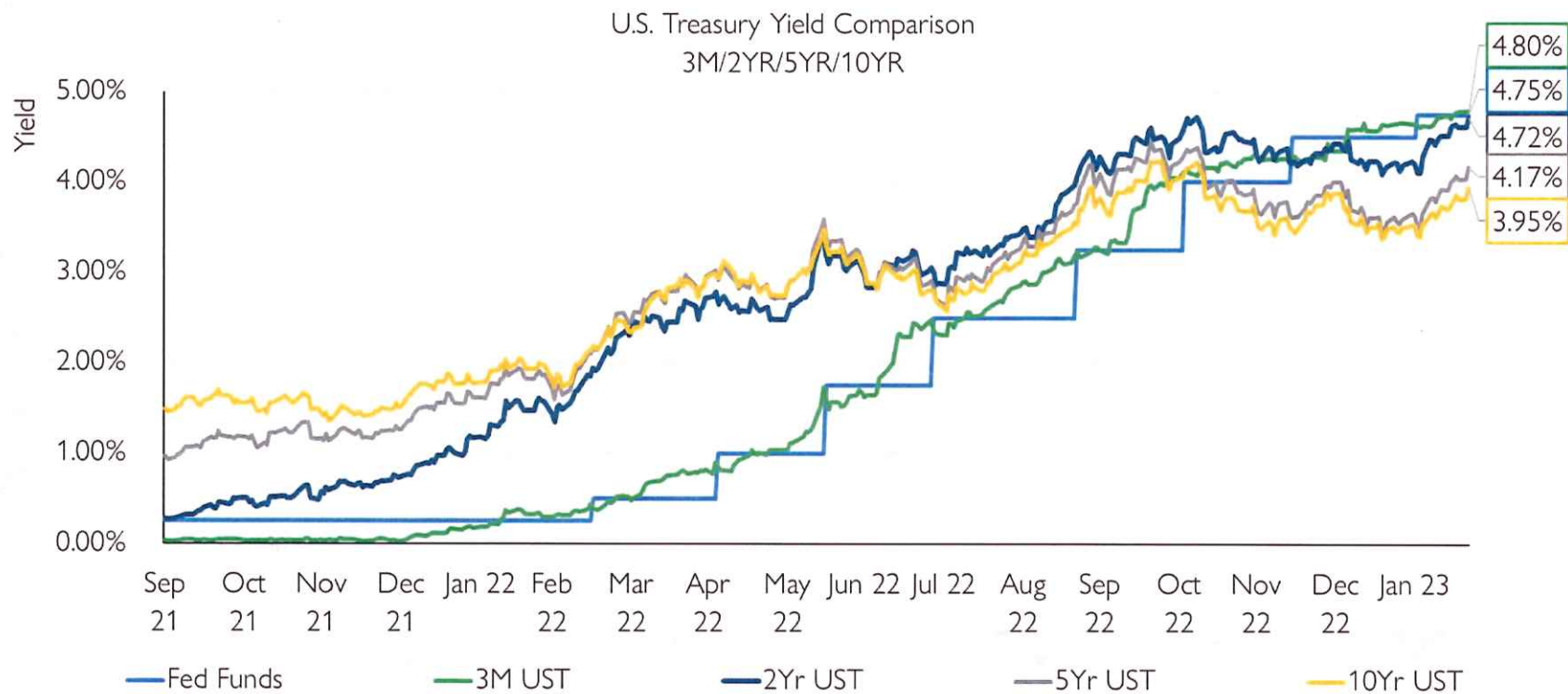


FOMC Dot Plot – December 2021 vs. December 2022



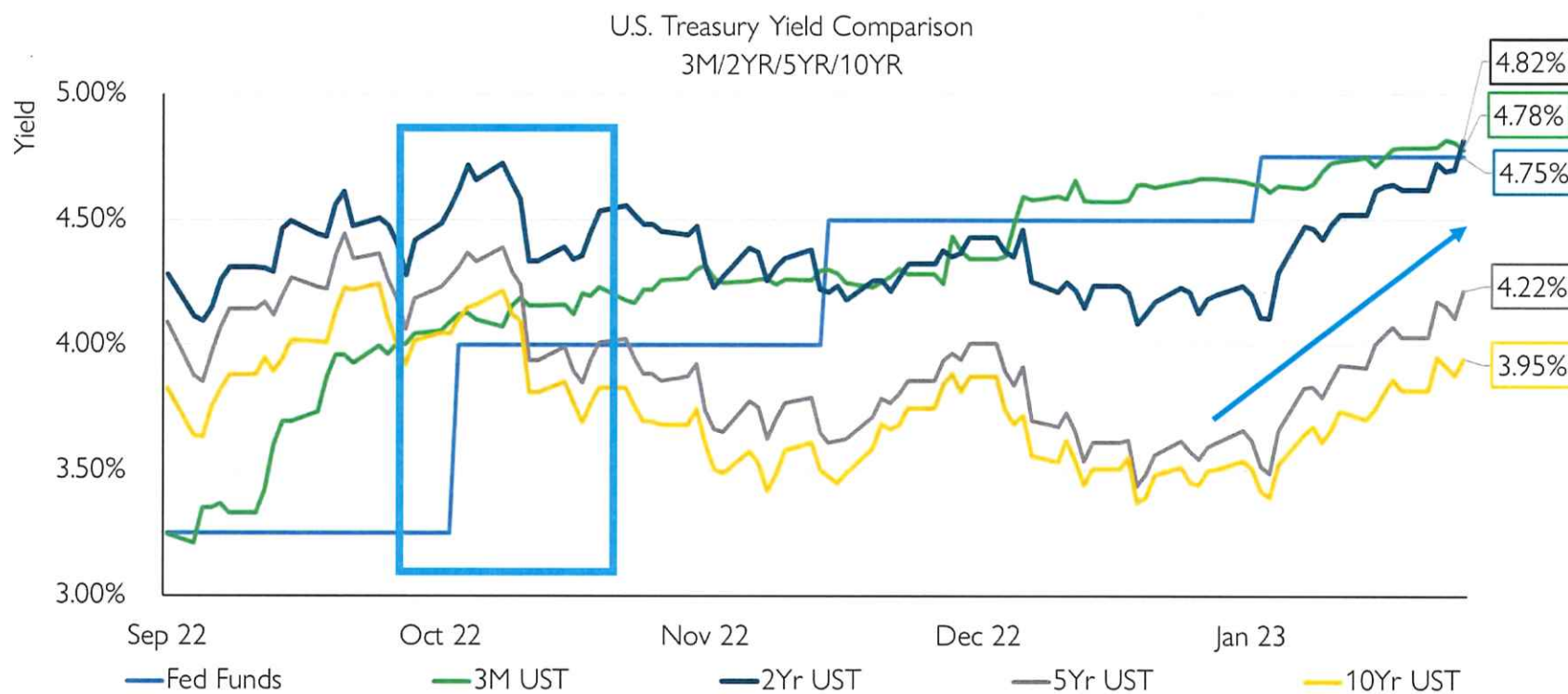
Longer Term Rates Lower Than Federal Funds Rate

- U.S. Treasuries with maturities longer than 3 Months and longer are yielding lower than the Federal Funds over night rate, although interest rates rebounded in January on continued inflation concerns.



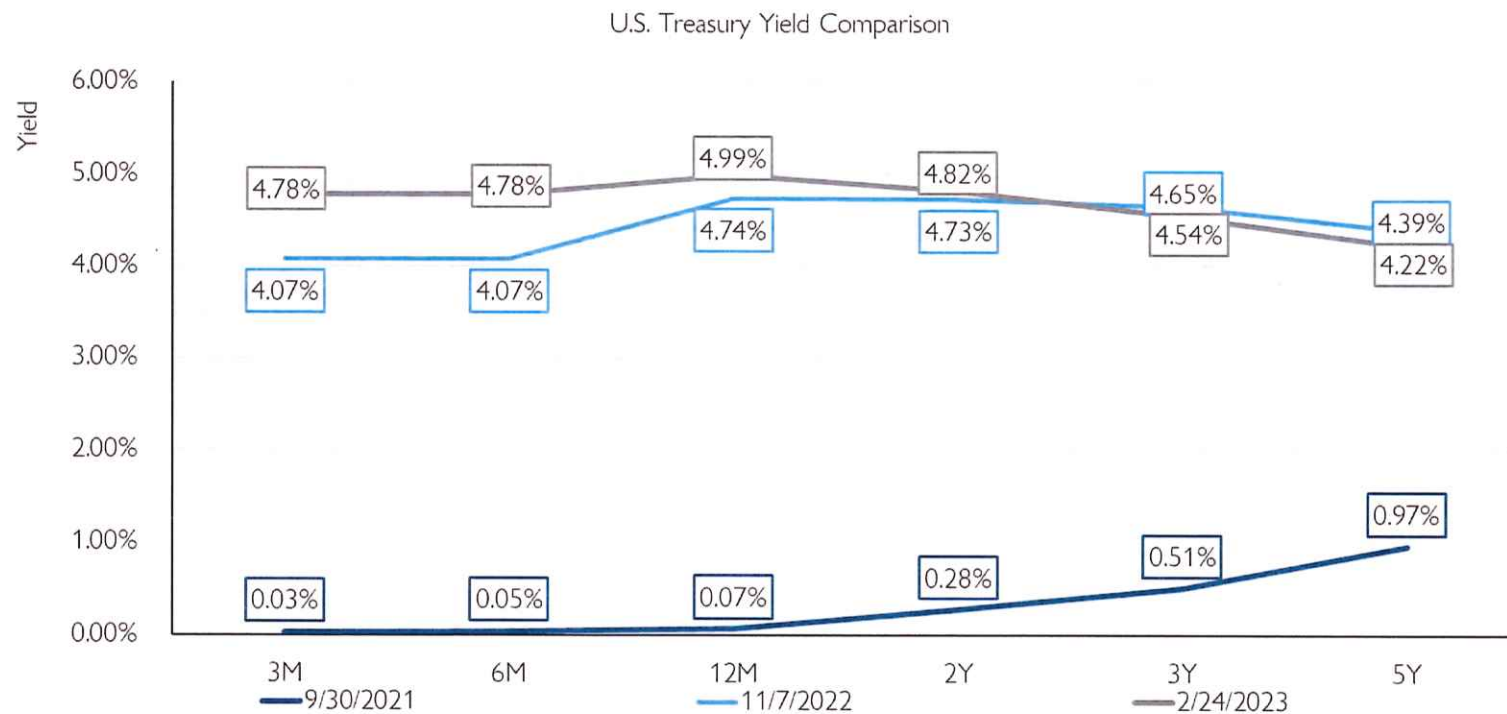
January Inflation Indicators Have Pushed Rates Higher

- U.S. Treasuries with maturities longer than 3 Months and longer are yielding lower than the Federal Funds over night rate, although interest rates rebounded in January on continued inflation concerns.



Inflation continues....Yield Curve Remains Inverted

- Short term yields continue to increase with FOMC rate hike expectations and longer term rates (2-5 years) have rebounded on higher than expected inflation and a strong January jobs report. Meanwhile, the persistent inverted yield curve indicates odds of an economic slowdown/recession remain elevated.



I-3 Year Portfolio Strategy Update

Sample Investment Strategy and Maturity Structure

- o The 1-3 Year Portfolio provides funding over multiple fiscal years. The target duration is approximately 1.8 years and is managed primarily using maturities between one and three years.
- o The portfolio was fully invested by the end of the quarter and maintained the target duration neutral to the target. The yields of the bonds purchased were between 3.88% and 4.85%.

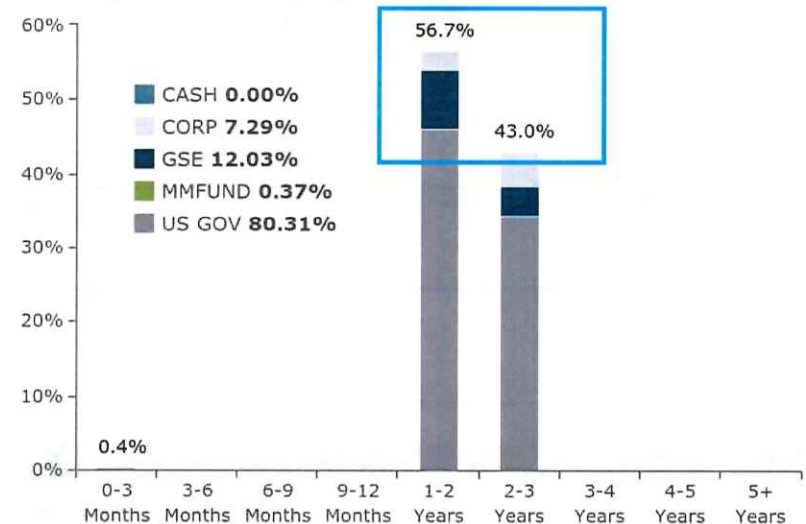
Sample Asset Allocation and Diversification

- o The portfolio is well diversified, 80.3% in UST, 12.1% in GSE, 7.3% in Corporate Notes 0.4% in MMF.
- o The yields of the securities purchased were at or near the highest levels in more than 15 years in some areas of the curve.
- o The portfolio is compliant with the investment policy and Florida Statutes.

Portfolio Summary

	12/31/22	01/31/23
Duration	1.762	1.821
Years to Effective Maturity	1.858	1.921
Years to Final Maturity	1.858	1.921
Coupon Rate	2.940	3.032
Book Yield	4.239	4.278
Market Yield	4.516	4.353

Maturity Distribution by Type



I-5 Year Portfolio Strategy Update

Sample Investment Strategy and Maturity Structure

- o The 1-5 Year Portfolio provides funding over multiple fiscal years. The target duration is approximately 2.6 years and is managed primarily using maturities between one and five years.
- o The portfolio was fully invested by the end of the quarter and maintained the target duration neutral to the target. The yields of the bonds purchased were between 3.58% and 4.85%.

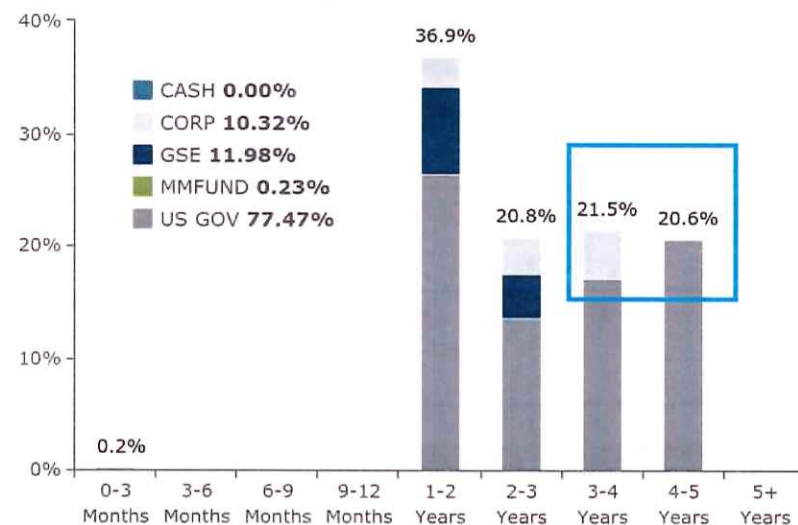
Sample Asset Allocation and Diversification

- o The portfolio is well diversified, 77.5% in UST, 12.0% in GSE, 10.3% in Corporate Notes 0.2% in MMF.
- o This portfolio complements the 1-3 year strategy with further diversification into the 3-5 year area of the curve.
- o All assets are compliant with the investment policy and Florida State Statutes.

Portfolio Summary

	12/31/22	01/31/23
Duration	2.492	2.562
Years to Effective Maturity	2.651	2.723
Years to Final Maturity	2.651	2.723
Coupon Rate	2.762	2.721
Book Yield	4.184	4.171
Market Yield	4.372	4.156

Maturity Distribution by Type



Disclosures

This presentation is for informational purposes only. The information contained herein has been obtained from sources that we believe to be reliable, but its accuracy and completeness are not guaranteed. The materials in the attached are opinions of Public Trust Advisors, LLC and should not be construed as investment advice. Many factors affect performance including changes in market conditions and interest rates and in response to other economic, political, or financial developments. Performance comparisons will be affected by changes in interest rates. Investing involves risk including the possible loss of principal. The presentation is not a recommendation to buy, sell, implement, or change any securities or investment strategy, function, or process. Any financial and/or investment decision should be made only after considerable research, consideration, and involvement with an experienced professional engaged for the specific purpose. All comments and discussion presented are purely based on opinion and assumptions, not fact. These assumptions may or may not be correct based on foreseen and unforeseen events. All calculations and results presented are for discussion purposes only and should not be used for making and calculations and/or decisions. **Past performance is not an indication of future performance. Any financial and/or investment decision may incur losses.**

This presentation materials is for the sole purpose of the City of Dania Beach.

There is no guarantee that investment strategies will achieve the desired results under all market conditions, and each investor should evaluate its ability to invest long-term, especially during periods of a market downturn. This information may contain statements, estimates, or projections that constitute "forward-looking statements" as defined under U.S. federal and other jurisdictions' securities laws. Any such forward looking statements are inherently speculative and are based on currently available information, operating plans, and projections about future events and trends. As such, they are subject to numerous risks and uncertainties.

Public Trust Advisors
717 17th Street, Suite 1850
Denver, Colorado 80202

#9.3



beach bar + grill

LUCKY FISH DANIA BEACH

Tuesday, February 28, 2023

LM RESTAURANTS 
Heart for Hospitality



MEET LM RESTAURANTS



Lou and Joy Moshakos
Owners + Founders

Amber Moshakos
Owner + President

Two Generations with a Mission to Care for our
Community

45 Years Strong through a Heart for Hospitality



LM RESTAURANTS' COMMITMENT



REVITALIZE

Deep experience in developing a Landmark restaurant in partnership with local municipalities and agencies.

- Oceanic, Pompano Beach
- Lucky Fish, Pompano Beach
- Taverna Agora, Raleigh
- 500 Glenwood Ave, Raleigh



PRESERVE HISTORY

Restaurants are where people connect, make memories, and are deeply rooted in communities. It is our responsibility to our neighbors to understand how important these Landmark restaurants are.

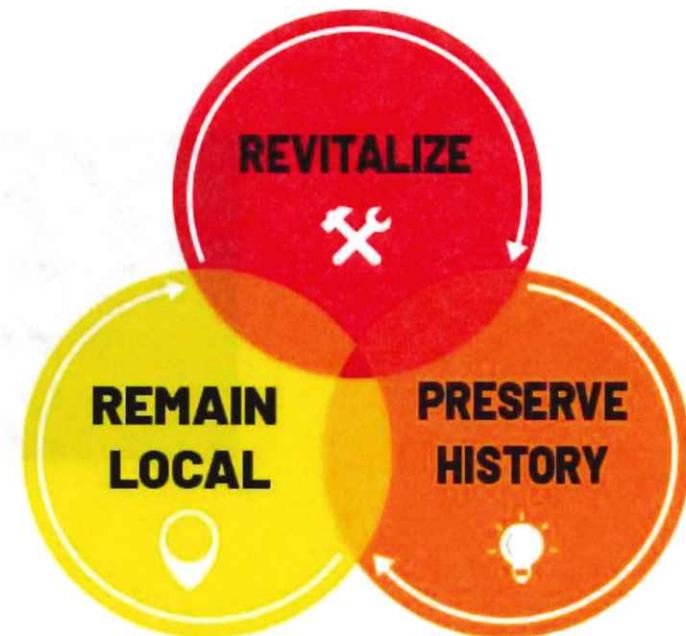
- Oceanic, Wrightsville Beach
- Oceanic, "Save the Pier"
- The Cove, Deerfield Beach



REMAIN LOCAL

LMR is a 45 year old, stable restaurant group committed to giving back to the community in which it supports.

- Opening week Dining for a Cause for a local charity
- Philanthropic focus on education and children's well-being
- Local ownership, management, architect, and GC



Three highlights that make LM the right partner





RELATIONSHIPS





LUCKY FISH, DANIA BEACH

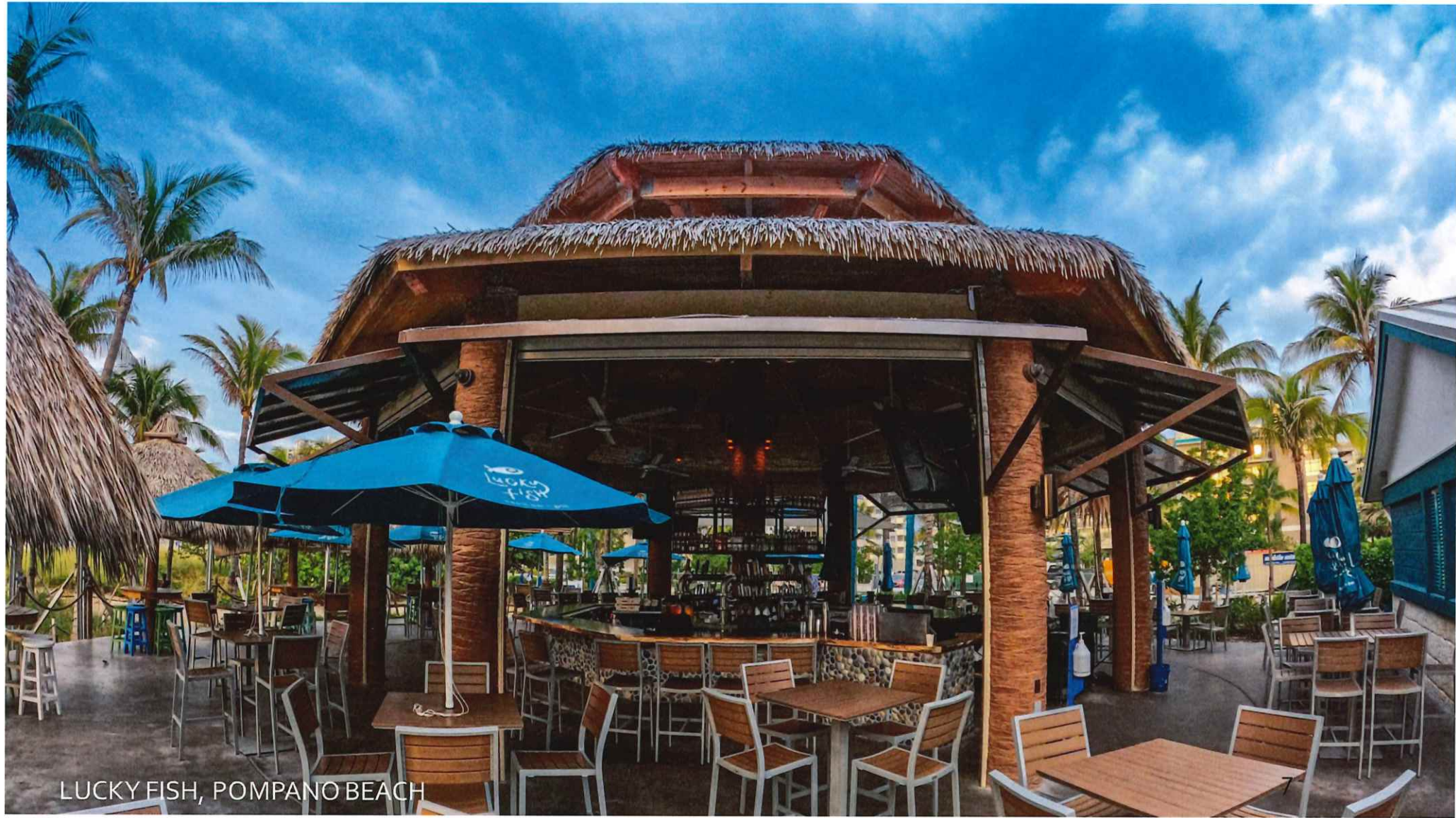


MENU

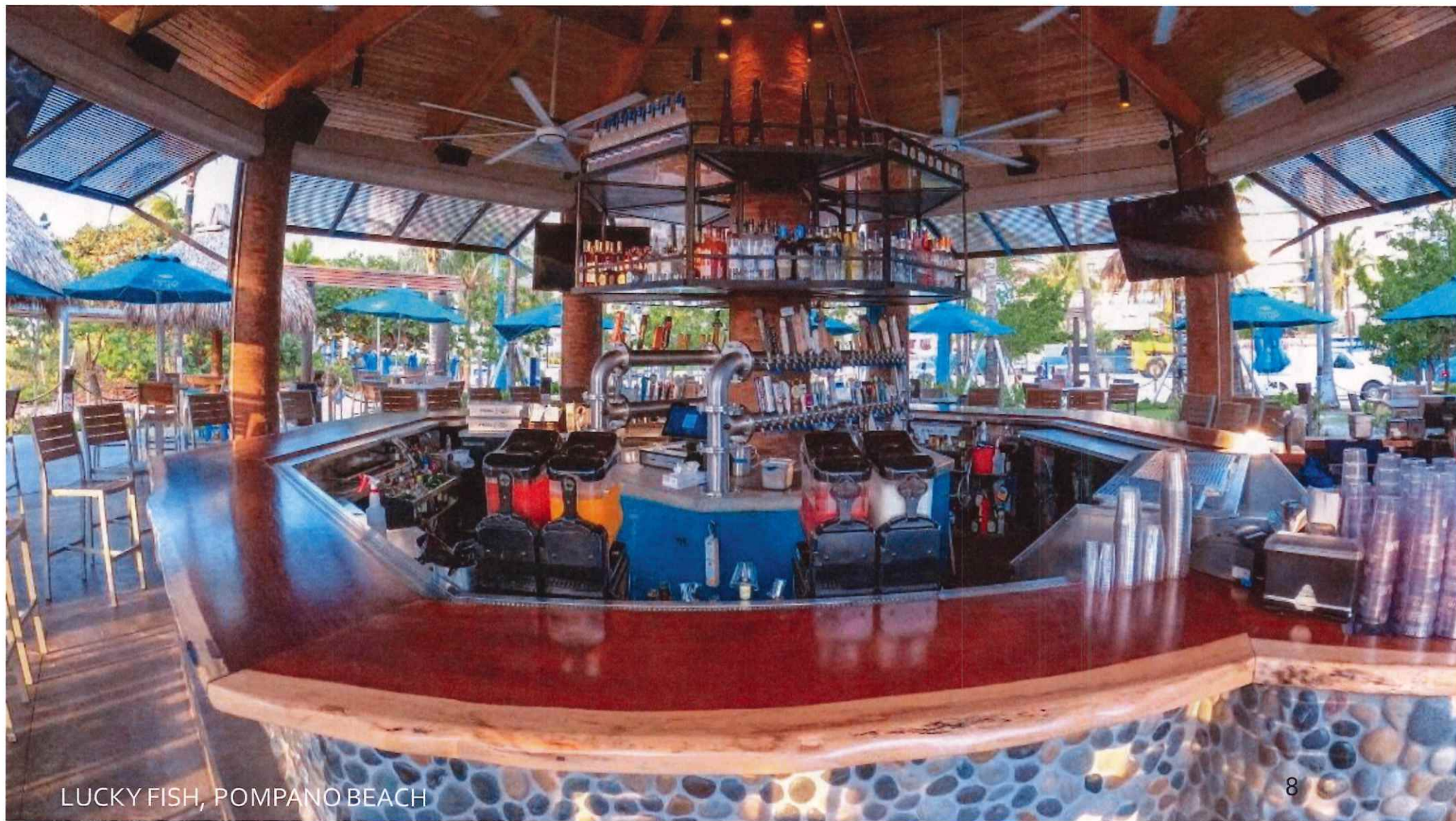
- Breakfast, Lunch, Dinner, 7 days a week
- Widely accessible menu, healthy and fresh
- Family-friendly pricing
- Flexible dining
 - Dine in – full service
 - Take Away - counter service
 - Delivery and take out – digital ordering platform

CONCEPT

- Market-tested, casual dining
- Indoor/Outdoor seating
- Broad appeal – beachgoers, students, locals
- State-of-the-art, family-friendly restaurant and gathering place for the community that builds on natural environment and beauty of Dania Beach



LUCKY FISH, POMPANNO BEACH



LUCKY FISH, POMPAÑO BEACH



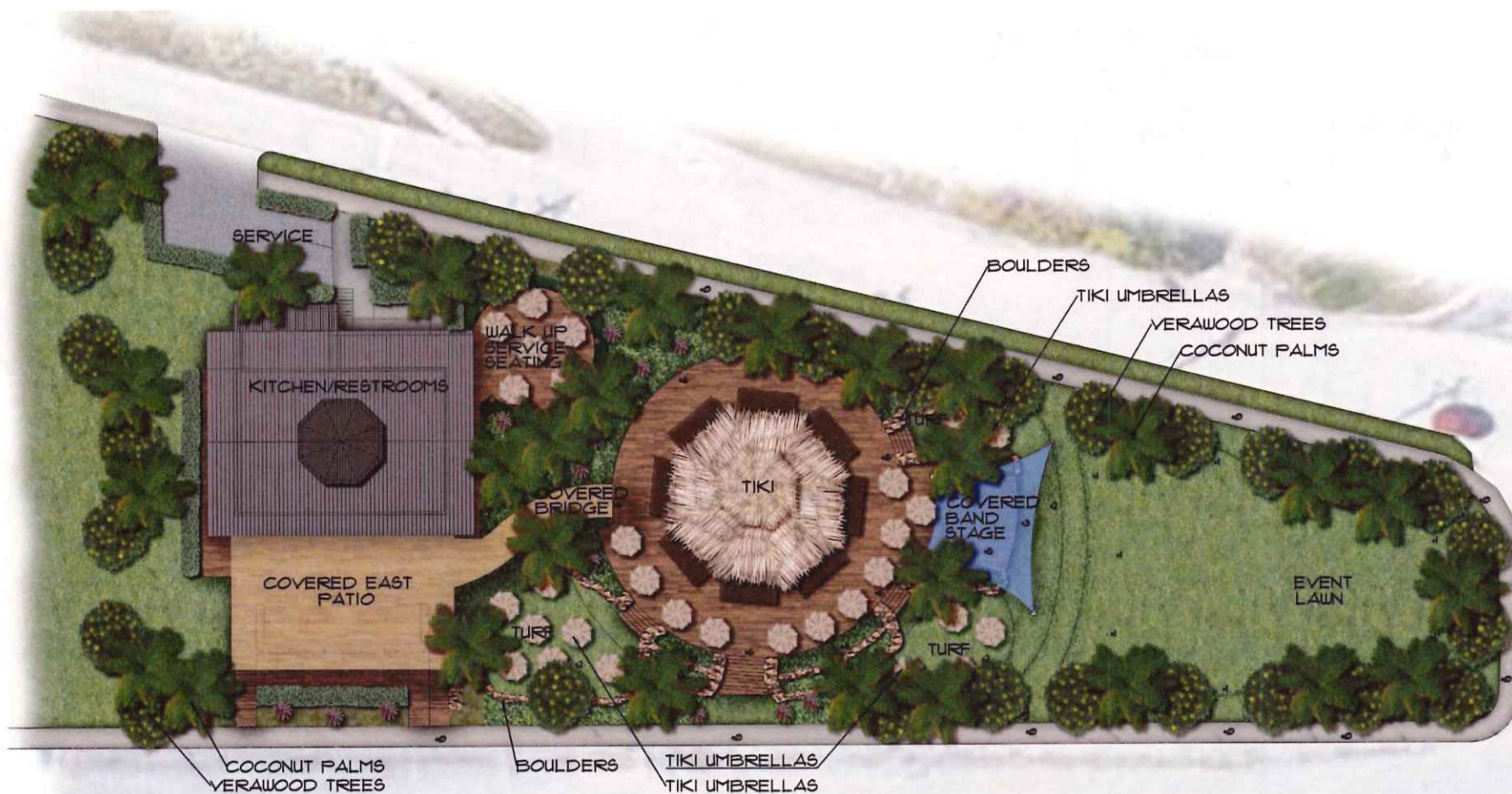
LUCKY FISH, POMPANO BEACH



PROPOSED RENDERING, LUCKY FISH, DANIA BEACH



PROPOSED RENDERING



project
**tiki
bar**
dave bodker

dave bodker
landscape architecture pc
801 N. Congress Ave., Suite 105
Austin, Texas 78701
512.476.1211
davebodker.com
illustrative
planting plan

project: tiki bar
date: 10/24/2011
scale: 1" = 10'
drawn by: [signature]
checked by: [signature]

R+B
Linares
landscape architecture

12
NORTH

sheet
IL-1



PROPOSED RENDERING



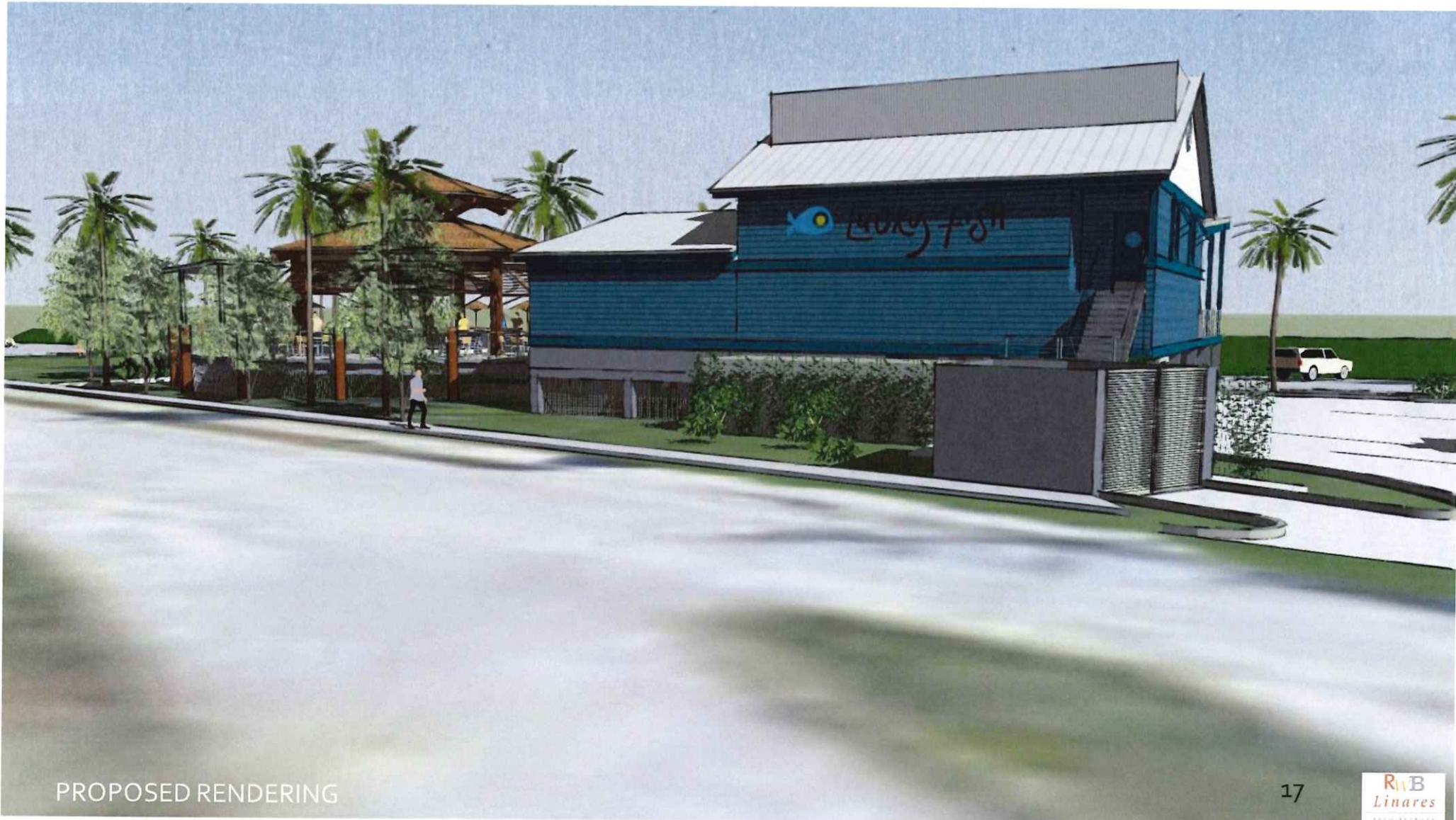
PROPOSED RENDERING



PROPOSED RENDERING



PROPOSED RENDERING



PROPOSED RENDERING



PROPOSED RENDERING



PROPOSED RENDERING



LM Restaurants is confident Lucky Fish will continue the legacy Dania Beach Grill established as a neighborhood gathering place.

Thank you!

We look forward to
building a
community
landmark together.



Lion's Club request =

TO create a pin that looks like the background to the City's wayfaring signs. The request does not ask to use the City's Logo.

GOLD METAL FINISH

